

## Huntley Meadows Park Visitor Center, 3701 Lockheed Blvd., Alexandria, VA 22306 6:30 PM

### *Statement of Purpose and Intent of Historic Overlay Districts*

*Historic Overlay Districts are created for the purpose of promoting the general welfare, education, and recreational pleasure of the public, through the perpetuation of those general areas or individual structures and premises that have been officially designated by the Board of Supervisors as having historical, cultural, architectural, or archaeological significance.*

*Regulations within such districts are intended to protect against destruction of or encroachment upon such areas, structures, and premises; to encourage uses which will lead to their continuance, conservation, and improvement in a manner appropriate to the preservation of the cultural, social, economic, political, architectural, or archaeological heritage of the County; to prevent creation of environmental influences adverse to such purposes; and to assure that new structures and uses within such districts will be in keeping with the character to be preserved and enhanced.*

*The order in which items will be heard will be set at the meeting. Additional items may be added to the agenda at the discretion of the Chair. Applicants for initial or follow-up presentations will mail drawings and other documentation as appropriate to the ARB prior to the meeting at which a project will be reviewed. If members have not received such documentation, an application may be postponed until a subsequent meeting.*

### **APPLICANTS PLEASE LIMIT PROJECT PRESENTATION TIME TO 8 MINUTES FOR A FIRST SUBMISSION AND 3 MINUTES FOR A RE-SUBMISSION**

### **APPROVAL OF THE AGENDA**

### **INTRODUCTION/RECOGNITION OF GUESTS**

### **BOARD AND STAFF ACTION ITEMS:**

- **Review and action on approval of minutes:**  
**Authorization of payment to Recording Secretary**
- **Discussion and recommendation:** National Register nominations, Sydenstricker School and Georgetown Pike; Board of Supervisors June 5 Board Matter on nominations (staff)
- **Discussion and action:** Section 106, Rt. 1 Improvements @ Ft. Belvoir; proposal requesting participation by Advisory Council on Historic Preservation (Ms. Aubry)
- **Administrative:** Dues renewal (Treasurer & staff)

### **CONSENT CALENDAR ITEMS: None proposed**

### **ITEMS FOR ACTION:**

**1. The proposed site plan** for the property Dulles Discovery South – Phase Four located at tax map #34-2 ((1)), Centreville and Barnsfield Roads, of approximately 80 acres, partially within the Sully Historic Overlay District

(HOD) to allow for development of a secure office complex. At its May 10, 2012 meeting, the ARB took the following action:

Recommend conceptual approval of ARB-12-SUL-01 (Site Plan 9751-SP-009-02) for the site plan, landscaping, parking lot layout and building locations. The details of the final site plan, landscape plant list, grading plan and site lighting details, including photometrics, will need to be submitted for final recommendation for approval. The four-way intersection is the preferred alternative for the site entrance off Historic Sully Way; the existing roundabout is also acceptable. If the existing roundabout is removed, the proposed location of the Sully Plantation sign is recommended for approval; however, the design concept needs further review.

The Mr. Frank A. McDermott, Esquire, Hunton & Williams LLC, represents the application. (Item **ARB-12-SUL-01**)

## **ITEMS FOR WORKSHOP SESSION:**

**2. The proposed rezoning** of the Adaptive Reuse Area at Laurel Hill. The 2001 Lorton Correctional Complex Memorandum of Agreement stipulates that the ARB review *undertakings* within the area eligible for listing in the National Register of Historic Places (NR). The DC Workhouse and Reformatory was listed in the NR in 2006; this listing includes the approximately 80 acre Adaptive Reuse Area. The proposed rehabilitation, adaptive reuse and development at the Reuse Area are subject to ARB review as defined in the *County Zoning Ordinance, Part 2, 7-200*. The project team of the Alexander Company and Elm Street Development with consultants from Walter L. Phillips, Bignell Watkins Hasser and McGuireWoods continue discussion with the ARB on preliminary issues related to the redevelopment preparing for ARB recommendation on the re-zoning application. The ARB provided comment on the proposed master plan for the Adaptive Reuse Area in September 2009. The Board of Supervisors approved a master plan for the area in May 2010. The County entered into an Interim Development Agreement with The Alexander Company in September 2011 which authorizes The Alexander Company to commence with certain design, engineering and zoning activities for the site.

Workshops have been held with the ARB beginning in December 2011. It is anticipated that the proposed rezoning will be brought to the ARB for recommendation in July 2012.

## **BOARD AND STAFF ITEMS:**

- **Treasurer's Report**
- **Administrative:**
- **Update Reports:**
- **Correspondence, Announcements:**
- **Other business:**

*The ARB Administrator will stamp and sign copies of approved drawings or other application documents following the meeting at which approvals are granted, or at such time as drawings amended to reflect ARB recommendations are received by the administrator. Applicants may be required to submit additional copies of approved drawings or other application documents. Applicants may request copies of meeting minutes within 2 weeks of the meeting at which the ARB approved the meeting minutes. Stamped drawings, letters from ARB Administrator documenting ARB action or copies of relevant minutes are required prior to projects being reviewed and/or approved by County review and permitting agencies.*

*For further information contact Linda Cornish Blank, Historic Preservation Planner and Architectural Review Board Administrator, Fairfax County Department of Planning and Zoning (DPZ), at 703/324-1380.*